

# Camden Draft Local Housing Strategy

## Frequently asked questions

### **What is a Local Housing Strategy**

The Local Housing Strategy sets out Council's vision for housing in the Camden Local Government Area (LGA) and how it will accommodate growth over the next 10 and 20 years. When finalised, the housing strategy will inform future planning and development decisions within the Camden LGA.

### **Why has Council prepared a Local Housing Strategy?**

In March 2018, the State Government released the Greater Sydney Region Plan (Region Plan), and the Western City District Plan (District Plan), which includes the Camden LGA.

The Region and District Plans require all Councils to develop a housing strategy to manage growth and meet housing targets set by the State Government.

### **What is the evidence base for the Local Housing Strategy?**

The draft housing strategy has been informed by the Housing Market Analysis (August 2019) completed by SGS Economics and Planning. This document is on public exhibition with the draft housing strategy.

### **What are Council's priorities for housing in the LGA?**

Council's main priorities for housing are:

- Providing housing capacity and coordinating growth with infrastructure;
- Delivering resilient, healthy and connected communities;
- Delivering the right housing in the right location;
- Increasing housing choice and diversity; and
- Addressing housing affordability.

### **How will Council achieve these priorities?**

Council's housing priorities will be delivered through implementing 37 actions, that include strategies to guide future land use planning decisions.

### **Will the Local Housing Strategy re-zone my land?**

No, the housing strategy does not re-zone any land.

## What are the housing targets for the Camden Local Government Area?

The State Government has set a 6-10 year (2021/22 to 2025/26) housing target range of 10,000 to 12,500 dwellings for the Camden LGA.

The draft housing strategy sets out how this target can be met, on the basis that future growth is fully supported by the infrastructure required to meet the needs of our community.

## What is Council's role in meeting the State Government's housing targets?

Council is responsible for ensuring there is the right amount of residential zoned land to meet the housing targets and demand.

## Where will the new housing be located?

Most new housing in the Camden LGA will be located within the South West Growth Area (SWGA) and urban release areas. There may be limited opportunity for additional housing within the established urban areas.

## Where will Council rezone land to help meet housing targets and demand?

The SWGA has sufficient land that could be re-zoned for residential purposes to help meet the housing targets and demand. The draft housing strategy will inform how land within the SWGA should be released and rezoned for residential purposes.

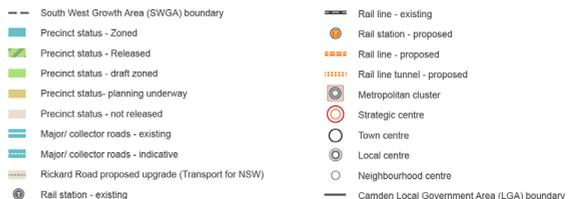
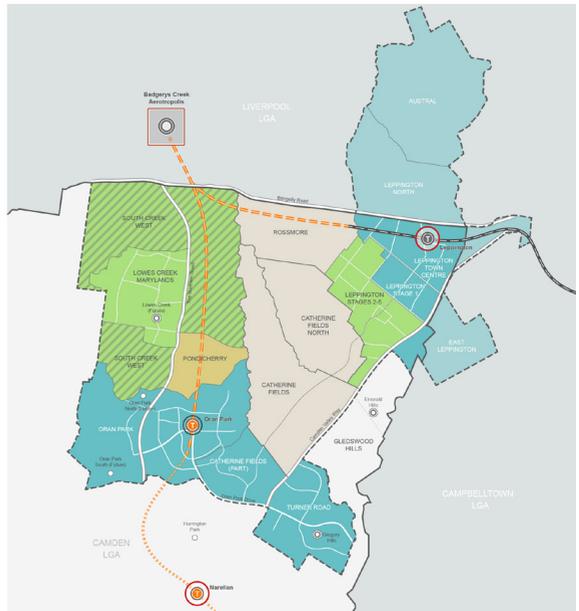
## South West Growth Area

There is zoned land for approximately 13,000 dwellings and land that could be rezoned for approximately 65,000 dwellings within the SWGA.

The precincts identified to be rezoned within the SWGA to help meet housing demand are (in no particular order):

- Lowes Creek Maryland
- Pondicherry
- Leppington Stages 2-5
- South Creek West

These precincts have either been released by the Department of Planning Industry and Environment, or planning is underway.



### **Where can I find out more information?**

The draft housing strategy and evidence base are available on the 'Matters On Exhibition' page on Council's website at [www.camden.nsw.gov.au/council/matters-on-exhibition](http://www.camden.nsw.gov.au/council/matters-on-exhibition) or attend an online engagement session.

### **Have a query?**

Please speak with a member of the Strategic Planning team on (02) 4654 7777 or send an enquiry to [lepreview@camden.nsw.gov.au](mailto:lepreview@camden.nsw.gov.au) referencing 'Local Housing Strategy Exhibition'.

### **What happens next?**

All submissions on the draft strategy will be considered and reported to Council. If adopted by Council, the draft housing strategy will assist in guiding future planning and development decisions within the Camden LGA.

## Have your say

We encourage you to provide feedback on the draft housing strategy.

Written submissions can be made until 26 November 2020.

Submissions can be emailed to [mail@camden.nsw.gov.au](mailto:mail@camden.nsw.gov.au) or submitted in writing and addressed to:

The General Manager  
(Att: Louise McMahon)  
Camden Council  
PO BOX 183  
CAMDEN NSW 2570

## English

"This information is important. If you need help understanding this document please call the Translating and Interpreting Service (TIS) on 131 450 and ask them to contact Council on 02 4654-7777 on your behalf."

## Arabic

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## Croatian

Ove informacije su važne. Ako trebate pomoć da biste razumijeli ovaj dokument, molimo vas nazovite Službu prevoditelja i tumača (TIS) na 131 450 i zamolite ih da u vaše ime nazovu Općinu na 02 4654 7777.

## German

Diese Informationen sind wichtig. Wenn Sie beim Verständnis dieses Dokuments Hilfe benötigen, wenden Sie sich bitte unter der Rufnummer 131 450 an den *Translating and Interpreting Service* (Übersetzer- und Dolmetscherdienst) und bitten Sie diesen Dienst, sich in Ihrem Namen unter 02 4654-7777 an die Kommunalverwaltung zu wenden.

## Greek

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## Maltese

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## Serbian

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## Spanish

Esta información es importante. Si necesita ayuda para entender este documento sírvase llamar al Servicio de Traducción e Interpretación (Translating and Interpreting Service / TIS) al 131 450 y pídale que se comuniquen por usted con el Municipio llamando al 02 4654-7777.

## Tagalog

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## Chinese

這是一份重要的資料。如果您在了解這份文件方面需要幫助，請致電 131 450 聯絡翻譯及傳譯服務 (TIS)，然後要求代致電 02 4654 7777 聯絡市議會。



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